

Prepared by and return to:  
 Hugh H. Armistead  
 P.O. Box 609  
 Olive Branch, MS 38654  
 (601) 895-4844

STATE OF MISSISSIPPI  
 MAR 27 2 53 PM '95

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 W.F. DAVIS CH. CLK.  
 by S Cleveland

JAMES D. KNECHT, ET UX,

GRANTORS

TO

WARRANTY DEED

MICHAEL L. LOWRY, ET UX,

GRANTEES

FOR AND IN CONSIDERATION of the sum of Ten Dollars(\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, We, JAMES D. KNECHT and wife, BARBARA J. KNECHT, do hereby sell, convey and warrant unto MICHAEL L. LOWRY and wife, DORIS ANN LOWRY, as tenants by the entirety with full rights of survivorship, and not as tenants in common, the land lying and being in the City of Olive Branch, DeSoto County, Mississippi, described as follows, to-wit:

Lot 469, Section C, Eastover Subdivision, situated in Section 29, Township 1 South, Range 6 West, City of Olive Branch, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 12, at Pages 39-40, in the Office of the Chancery Clerk of DeSoto County, Mississippi.


The warranty in this Deed is subject to subdivision and zoning regulations in effect in the City of Olive Branch and DeSoto County, Mississippi; to rights of ways and easements for public roads and public utilities shown or not shown on the public records; to the restrictive covenants of said subdivision; and to any prior reservation or conveyance, together with the release of damages of, minerals of every kind and character, including, but not limited to, oil, gas, sand, and gravel in, on, and under subject property.

The Grantees, by acceptance of the Deed, agree to become members of the Eastover Homeowners Association, a Mississippi Non-Profit corporation, and be bound by the By-Laws of said association. The dues of the association shall constitute an assessment against the above described property and said assessment shall constitute a lien on the property so assessed and shall be collectible by proper action at law or proceedings in the Chancery for the enforcement of such lien, provided however, that said lien shall be subordinate to any mortgage, deeds of trust, or other security instrument granted by the Grantees, a covenant that runs with the land and shall be binding on the successors and assigns of the Grantees.

Taxes for the year 1995 are to be prorated and possession is to take place upon delivery of this deed.

WITNESS OUR SIGNATURES, this the 21st day of March, 1995.

  
JAMES D. KNECHT

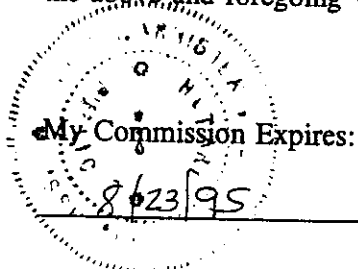
  
BARBARA J. KNECHT

STATE OF MISSISSIPPI

COUNTY OF DESOTO

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the said county and state, on this 21st day of March, 1995, within my jurisdiction, the within named JAMES D. KNECHT and wife, BARBARA J. KNECHT, who acknowledged that they executed the above and foregoing Warranty Deed.

  
NOTARY PUBLIC



Grantors' Address: 7371 Kingcrest Drive, Olive Branch, MS 38654  
Home # (601) 895-5391; Work # (601) 895-2778

Grantees' Address: 7371 Kingcrest Drive, Olive Branch, MS 38654  
Home # (601) 895-9844; Work # ( ) NA